

EXHIBIT A

Page 1 of 3

LPA RX 851 WD

Rev. 06/09

Ver. Date 11/04/2016

PID 95549

**PARCEL 102-WD
ARTERIAL STREET REHABILITATION - POLARIS PARKWAY
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF COLUMBUS, DELAWARE COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Delaware, City of Columbus, located in Farm Lot 18, Quarter Township 4, Township 3 North, Range 18 West, of the United States Military District, also being part of the 8.196 acre tract conveyed to **Ohio Farmers Insurance Company** (Grantor) in Deed Volume 572 Page 2330, and being described as follows:

Being a parcel of land lying east of and adjacent to the east existing right-of-way line of Orion Place as described in Plat Cabinet 1 Slide 368 and 368A, also lying north of and adjacent to the north right-of-way line of Polaris Parkway in Plat Book 24 Pages 137 - 145 and more particularly described as follows:

Commencing at a 1" iron pipe found with a yellow cap stamped "CIVIL ENGR ASSOC." at the point of tangency on the centerline of Polaris Parkway, said capped iron pin being at centerline station 169+55.73;

Thence along said centerline of Polaris Parkway, with a curve to the right, having a radius 1762.95 feet, a central angle of 15°08'10", an arc length of 465.73 feet, being subtended by a chord bearing of South 53°44'42" West and a chord distance of 464.37 feet to a point on the curve, said point being centerline station 164+90.00;

Thence leaving said centerline perpendicular, North 28°41'13" West, a distance of 75.00 feet to an iron pin set on the said existing north right-of-way line for Polaris Parkway, being 75.00 feet left of centerline station 164+90.00, and being the **Point of Beginning** for the herein described right-of-way parcel;

EXHIBIT A

Page 2 of 3

LPA RX 851 WD

Rev. 06/09

Thence along said existing right-of-way, with a curve to the right, having a radius 1687.95 feet, a central angle of $0^{\circ}29'26''$, an arc length of 14.45 feet, being subtended by a chord bearing of South $61^{\circ}33'30''$ West and a chord distance of 14.45 feet to a point of compound curvature, said point being the east right-of-way line for Orion Place, being 75.00 feet left of Polaris Parkway centerline station 164+74.91;

Thence along said existing right-of-way, with a curve to the right, having a radius 40.00 feet, a central angle of $92^{\circ}26'05''$, an arc length of 64.53 feet, being subtended by a chord bearing of North $71^{\circ}58'45''$ West and a chord distance of 57.76 feet to a point of tangent, said point being the east right-of-way line for Orion Place, being 30.00 feet right of Orion Place centerline station 11+16.49;

Thence along the said existing east right-of-way line for Orion Place North $25^{\circ}45'43''$ West, a distance of 271.25 feet to a point, being 30.00 feet right of Orion Place centerline station 13+87.74;

Thence continuing along the said existing east right-of-way line for Orion Place North $28^{\circ}03'09''$ West, a distance of 125.10 feet to a one inch iron pin found with a "*Bird & Bull*" cap, being 25.00 feet right of Orion Place centerline station 15+12.74;

Thence continuing along the said existing east right-of-way line for Orion Place North $25^{\circ}45'43''$ West, a distance of 124.69 feet to a point, being the northwest corner of said Ohio Farmers Insurance Company tract, also being 25.00 feet right of Orion Place centerline station 16+37.42;

Thence along the north property line of said Ohio Farmers Insurance Company tract, also being said existing east right-of-way line for Orion Place North $64^{\circ}13'54''$ East, a distance of 25.00 feet to an iron pin set, leaving said existing right-of-way line at five feet wherein begins the south property line of a tract of land conveyed to Badrivishal LLC (APN 31844302002001) in Deed Volume 926 Page 2359, also being 50.00 feet right of Orion Place centerline station 16+37.43;

Thence crossing said Ohio Farmers Insurance Company tract the following six (6) courses:

1. South $25^{\circ}45'43''$ East, a distance of 117.43 feet to an iron pin set, being 50.00 feet right of Orion Place centerline station 15+20.00;
2. South $28^{\circ}05'18''$ East, a distance of 80.07 feet to an iron pin set, being 53.25 feet right of Orion Place centerline station 14+40.00;

